

I, JOANNE M. BONETTI  
INDIVIDUALLY, of MENDON, WORCESTER County,

Massachusetts  
being married, for consideration paid, and in full consideration of \$131,500.00  
ONE HUNDRED THIRTY ONE THOUSAND FIVE HUNDRED AND 00/100 Dollars

grant to  
BRIAN J. COONEY, LORI A. CRAWFORD COONEY  
HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY,  
of 12 MAIN STREET, MENDON, MA 01756, WORCESTER County,

Massachusetts with QUITCLAIM COVENANTS  
that certain parcel of land with the buildings thereon situated in  
MENDON, WORCESTER County, Massachusetts  
bounded and described as follows:

For description see Exhibit 'A' attached hereto and made a part hereof.

For my title see DEED FROM ROBERT A. DUVAL, ET UX,  
DATED JULY 25, 1985, RECORDED WITH SAID DEEDS, BOOK 8834, PAGE 202.

12 MAIN STREET  
MENDON, MA 01756

Oct 26 10 10 AM '89

DEEDS REG 20  
WORCESTER  
10/26/89  
TAX 599.64  
REG 599.64  
25184140 09:00  
EXCISE TAX

Witness my hand seal this 26th day of OCTOBER, 1989.

Joanne M Bonetti  
JOANNE M. BONETTI

COMMONWEALTH OF MASSACHUSETTS

WORCESTER, SS.

OCTOBER 26, 1989

Then personally appeared the above mentioned JOANNE M. BONETTI  
and acknowledged the foregoing instrument to be his/her/their free act and deed,  
before me.

Donna H. Lipson  
DONNA H. LIPSON Notary Public  
My Commission Expires: 01/22/93

EXHIBIT A

The land at 12 Main Street, Mendon, Worcester County, Massachusetts being shown as Lot B on a plan entitled "Plan to Show Property in Mendon, Mass., Owned by Wm. T. Hensel, et ux", dated May 4, 1961, by Kenneth Shore, recorded with Worcester District Registry of Deeds, Plan Book 255, Plan 87.

Together with a right to draw water from an existing well on premises shown as Lot A on the above mentioned plan as set forth in a Deed from William T. Hensel, dated December 21, 1976, recorded with said Deeds, Book 6093, Page 312.

SAID PREMISES ARE SUBJECT TO THE FOLLOWING ENCUMBRANCES:

1. Title to and rights of the public and others in so much of the premises as lies within the bounds of Main Street.

ATTEST: WORC., Anthony J. Vigliotti, Register